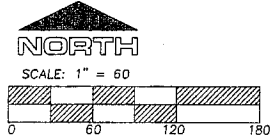


## TENTATIVE PARCEL MAP 21112



## LEGEND

- A LEACH FIELD AREA  
 B FIRE DEPARTMENT TURN AROUND  
 C EXISTING BUILDINGS  
 D PORTIONS OF PLANTER TO BE REMOVED  
 E "ALLOWABLE USE" FOR LEACH FIELD SYSTEM IN STEEP SLOPE O.S.E. AREA  
 F "ALLOWABLE USE" FOR LEACH FIELD SYSTEM IN LIMITED BLDG. ZONE AREA

- PROPERTY LINE  
 -W- EXISTING WATERLINE  
 --- PROPOSED FIRE HYDRANT  
 --- PROPOSED AC PAVING

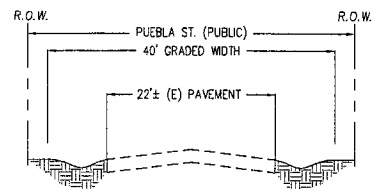
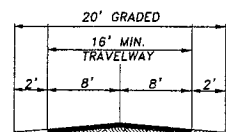
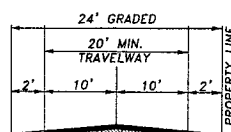
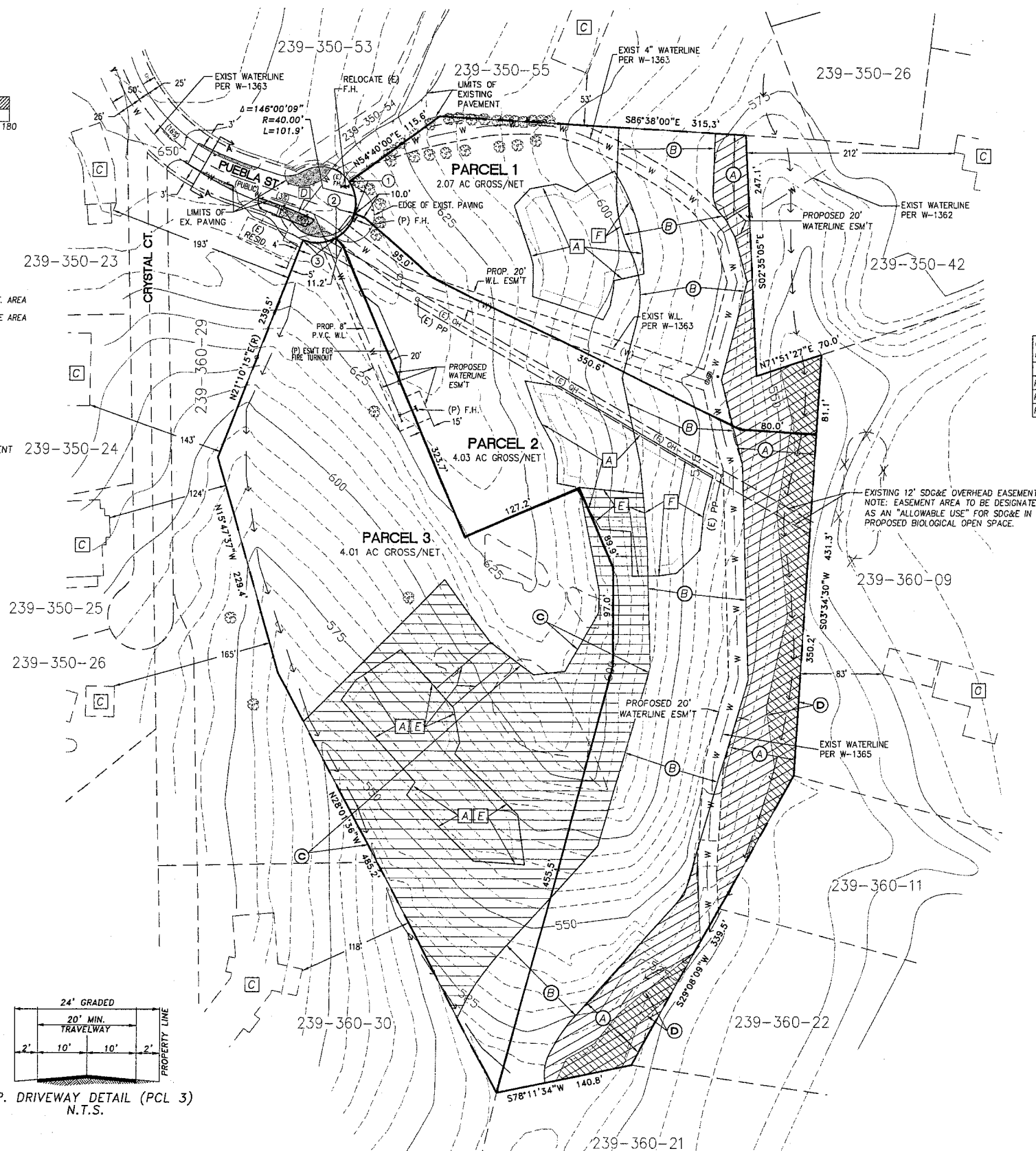
- A PROPOSED BIOLOGICAL OPEN SPACE EASEMENT  
 B PROPOSED LIMITED BUILDING ZONE EASEMENT  
 C PROPOSED STEEP SLOPES OPEN SPACE EASEMENT  
 D 100-YEAR FLOOD LINES OF INUNDATION

## C.D.S. DATA:

- 1  $\Delta=48^{\circ}40'03''$   $R=40.00'$   $L=34.0'$   
 2  $\Delta=47^{\circ}16'09''$   $R=40.00'$   $L=33.0'$   
 3  $\Delta=50^{\circ}03'57''$   $R=40.00'$   $L=35.0'$

## NOTES:

1. EXISTING ESCONDIDO MUTUAL WATER COMPANY EASEMENT PER DOC. REC. 12-16-1947 AS FILE NO. 130325 OF O.R. HAS NO SPECIFIC LOCATION SET FORTH IN THE DEED AND CANNOT BE PLOTTED ON MAP.  
 2. EXISTING SAN DIEGO GAS AND ELECTRIC COMPANY EASEMENT PER DOC. REC. 11-8-1949 AS FILE NO. 101916 IN BOOK 3374, PAGE 294 OF O.R. HAS NO SPECIFIC LOCATION SET FORTH IN THE DEED AND CANNOT BE PLOTTED ON MAP.

TYPICAL ROAD CROSS SECTION  
PUEBLA ST.  
SECTION A-A  
N.T.S.TYP. DRIVEWAY DETAIL (PCL 1 & 2)  
N.T.S.TYP. DRIVEWAY DETAIL (PCL 3)  
N.T.S.

GENERAL PLAN SLOPE ANALYSIS	
RESIDENTIAL #1	AVERAGE SLOPE
PARCEL 1	22.9%
PARCEL 2	30.1%
PARCEL 3	29.3%

## LAND DIVISION STATEMENT OWNER'S CERTIFICATE

I HEREBY CERTIFY THAT I AM THE RECORD OWNER, AS SHOWN ON THE LATEST EQUALIZED COUNTY ASSESSMENT, OF THE PROPERTY SHOWN ON THE TENTATIVE PARCEL MAP. ALL OF MY CONTIGUOUS OWNERSHIP WITHIN AND BEYOND THE BOUNDARIES OF THE TENTATIVE PARCEL MAP ARE SHOWN. THE BASIS OF CREATION OF THE LOTS IN MY OWNERSHIP (E.G. PARCEL MAP, FINAL MAP, CERTIFICATE OF COMPLIANCE, RECORDED DEED BEFORE 2-1-72) IS INDICATED ON THE TENTATIVE PARCEL MAP. I UNDERSTAND THAT PROPERTY IS CONSIDERED AS CONTIGUOUS EVEN IF IT IS SEPARATED BY ROADS, STREETS, UTILITY EASEMENTS OR RAILROAD RIGHT-OF-WAY, FREEWAY AS DEFINED IN SECTION 23.5 OF THE STREETS AND HIGHWAY CODE, SHALL NOT BE CONSIDERED AS ROADS OR STREETS.

I FURTHER CERTIFY THAT I WILL NOT, BY THIS APPLICATION, CREATE, OR CAUSE TO BE CREATED, OR WILL NOT HAVE PARTICIPATED IN THE CREATION OF MORE THAN FOUR PARCELS ON CONTIGUOUS PROPERTY UNLESS SUCH CONTIGUOUS PARCELS WERE CREATED BY MAJOR SUBDIVISION. FOR PURPOSES OF THIS CERTIFICATION, THE TERM "PARTICIPATED" MEANS HAVING COOPERATED WITH OR ACTED IN A PLANNING, COORDINATING OR DECISION-MAKING CAPACITY IN ANY FORMAL OR INFORMAL ASSOCIATION OR PARTNERSHIP FOR THE PURPOSE OF DIVIDING REAL PROPERTY.

I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

EXECUTED THIS 5 DAY OF May 2009 AT CALIFORNIA.

OWNER(S): Margaret Ann Redding Jane Redding  
 ADDRESS: 13490 E. WILCOAT WAY, PRESCOTT VALLEY, AZ 86314  
 PHONE: (928) 775-6443

1. ASSESSOR'S PARCEL NO. 239-360-08  
 2. LEGAL DESCRIPTION OF LAND SHOWN LOT 12 BLOCK 6 LONGVIEW ACRES SUBDIVISION IN THE COUNTY OF SAN DIEGO, ACCORDING TO THEREOF MAP 2438 RECORDED NOVEMBER 28, 1947

3. GENERAL PLAN REGIONAL CATEGORY: CUD  
 4. COMMUNITY/SUBREGIONAL PLAN AREA: N.C. METRO  
 5. LAND USE DESIGNATION: 1  
 6. EXISTING ZONING: A70

ZONE	REGULATIONS	A70
NEIGHBORHOOD REGULATIONS	L	
DENSITY	1 AC	
LOT SIZE		
BUILDING TYPE		
MAXIMUM FLOOR AREA		
FLOOR AREA RATIO		
HEIGHT		
LOT COVERAGE		
SETBACK		
OPEN SPACE		
SPECIAL AREA REGULATIONS		

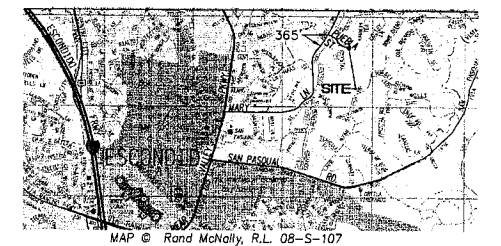
TAX RATE AREA: 074019  
 GRADING PLANNED: SEE PRELIMINARY GP

- CALIFORNIA COORDINATES: 330-1755(X)  
 SOURCE OF TOPOGRAPHY: FIELD SURVEY "WYNN ENGINEERING JULY 2008"  
 7. ASSOCIATED PERMITS: N/A  
 8. LOCATION AND STATUS OF EXISTING LEGAL ACCESS TO SUBJECT PROPERTY FROM A PUBLICLY MAINTAINED ROAD. (I.E. RECORDED EASEMENT, UNRECORDED EASEMENT; IDENTIFY AND SPECIFY WIDTH.) PUEBLA ST. (PUBLIC) MIN. 50' WIDE  
 9. WATER DISTRICT: CITY OF ESCONDIDO  
 10. SEPTIC/SEWER DISTRICT: PRIVATE SEPTIC SYSTEMS  
 11. FIRE DISTRICT: CITY OF ESCONDIDO  
 12. SCHOOL DISTRICTS: ESCONDIDO UNION ELEMENTARY & HIGH  
 13. PROPOSED USE: SINGLE FAMILY RESIDENCES

ALL LOTS WITHIN THIS SUBDIVISION HAVE A MINIMUM OF 100 SQUARE FEET OF SOLAR ACCESS FOR EACH FUTURE DWELLING/COMMERCIAL/INDUSTRIAL UNIT ALLOWED BY THIS SUBDIVISION. IT IS THE RESPONSIBILITY OF THE SUBDIVIDER TO PROVIDE INSURABLE ACCESS TO EACH PARCEL CREATED BY THIS MAP.

SIGNATURE OF PERSON WHO PREPARED THE TENTATIVE PARCEL MAP  
 Gary R. Wynn, PE License/Reg. No.: C 43202

WYNN ENGINEERING, INC.  
 27315 VALLEY CENTER ROAD,  
 VALLEY CENTER, CALIFORNIA 92082  
 (760) 749-8722

VICINITY MAP  
N.T.S.

## HEALTH DEPARTMENT CERTIFICATE

EACH PARCEL IS APPROVED FOR A STANDARD SEPTIC TANK CONNECTED TO \*\*\* FEET OF TILE DRAIN FIELD TO SERVE A THREE-BEDROOM DWELLING. PROVIDED THE ORIGINAL SOIL IS NOT DISTURBED IN ANY WAY, SUCH AS CUTTING, FILLING OR RIPPING. THIS DOES NOT CONSTITUTE APPROVAL FOR COMMERCIAL ESTABLISHMENTS.

\*\*\* DATA AND RECOMMENDATIONS IN THE NAME OF JANE REDDING  
 BY GARY R. WYNN, PE# C 43202

PARCEL	LEACH LINE	TRENCH DEPTH	ROCK UNDER	# BDRMS.	REMARKS (RESERVE)
	FOOTAGE	FOOTAGE	PIPE FOOTAGE		
1	470 FEET	5'	3'	5 BR SFD	100%
2	460 FEET	5'	1'	4 BR SFD	100%
3	440 FEET	5'	1'	5 BR SFD	100%
3	310 FEET	5'	1'	2 BR SDU	100%

FOR GARY ERBECK, DIRECTOR, DEPARTMENT OF ENVIRONMENTAL HEALTH  
 BY ED PAREDES, E.H.S. II DATE 9-12-08

ALL PARCELS SHALL HAVE A LAYOUT OF THE SEWAGE DISPOSAL SYSTEM, PROPOSED STRUCTURES, CUTS AND FILLS APPROVED BY THE SAN DIEGO DEPARTMENT OF ENVIRONMENTAL HEALTH PRIOR TO THE APPROVAL OF THE BUILDING PERMIT AND/OR ISSUANCE OF A SEPTIC TANK PERMIT. AN ADDITIONAL EXPANSION AREA OF 100% OF THE INITIAL TILE AREA SHALL BE PROVIDED BY GRAVITY FLOW FOR THE POTENTIAL EXPANSION IN THE EVENT OF FAILURE.  
 THIS CERTIFICATION DOES NOT IMPLY ALL CONDITIONS PURSUANT TO THE RESOURCE PROTECTION ORDINANCE AND THE GROUNDWATER ORDINANCE HAVE BEEN MET. THE DEPARTMENT OF PLANNING AND LAND USE SHOULD BE CONSULTED REGARDING THE APPLICATION OF THESE ORDINANCES RELATIVE TO THIS PROJECT. ANY RESULTANT CHANGES TO THE SEPTIC SYSTEM DESIGN(S) MUST BE RE-EVALUATED BY THE DEPARTMENT OF ENVIRONMENTAL HEALTH.